

252323

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

RECEIVED FOR RECORD
30 Min. Post 11 o'clock A.M.

JUL 28 1989
Recorded in Official Records
of Riverside County, California
William F. Bondy
Recorder
Fees \$

FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee (Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

12484

Project: Tracts 21685-1 and 21685-2 storm drain easements

E A S E M E N T

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SUMMIT
POINTE ASSOCIATES, a California general partnership, as Grantor, grants to the
CITY OF RIVERSIDE, a municipal corporation, as Grantee, its successors and
assigns, an easement and right-of-way for the construction, reconstruction,
maintenance, operation, inspection, repair, replacement, relocation, renewal and
removal of storm drain facilities, together with all necessary appurtenances,
in, under, upon, over and along that certain real property situated in the City
of Riverside, County of Riverside, State of California, described as follows:

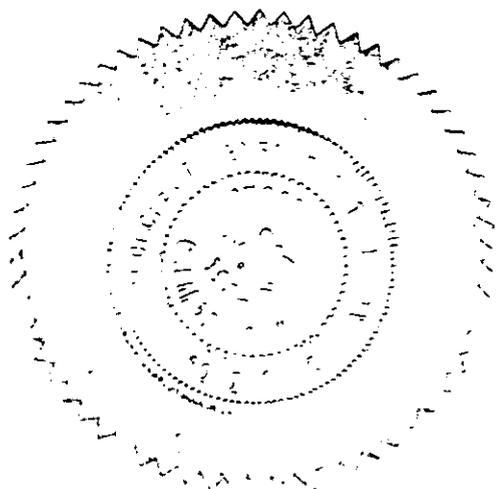
"See Exhibit "A" attached hereto"

TOGETHER WITH the right to clear and keep clear said easement and right-of-way
from any structures or trees, to enter upon and to pass and repass over and
along said property, and to deposit tools, implements and other material thereon
by Grantee, its officers, agents and employees and by persons under contract
with said Grantee and their officers, agents and employees, whenever and
wherever necessary for the purpose of constructing, reconstructing, maintaining,
operating, inspecting, repairing, replacing, relocating, renewing and removing
said storm drain facilities.

Dated 7/27/89

SUMMIT POINTE ASSOCIATES, a California general partnership

By: WOODCREST DEVELOPMENT OF RIVERSIDE, INC. a general partner



[Signature]
President

APPROVED AS TO FORM
Carolyn Confer 7/27/89
CAROLYN CONFER
ASSISTANT CITY ATTORNEY

CONSENT TO RECORDATION

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 14883 of said City Council adopted January 25, 1983, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 7/28/89

[Signature]
Title Property Services Manager

0001u/m - 0742u/a

3006 (6/82) - (Corporation as a Partner of a Limited Partnership)
First American Title Company

STATE OF CALIFORNIA _____ ss. **252323**
COUNTY OF Riverside
On July 27, 1989, before me, the undersigned, a Notary Public in and for said State, personally appeared Jeffrey R. Moore and _____, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as _____ President and _____ Secretary, on behalf of Woodcrest Development of Riverside, Inc.

the corporation therein named, and acknowledged to me that said corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors, said corporation being known to me to be the general partner of Summit Pointe Associates, A California General the limited partnership that executed the within instrument, and acknowledged to me that such corporation executed the same as such partner and that such partnership executed the same.

WITNESS my hand and official seal.
Signature [Signature]
Diane G. Jacobi



(This area for official notarial seal)

EXHIBIT "A"
LEGAL DESCRIPTION
LOT NO. 13

PARCEL 1

THAT PORTION OF LOT 13, OF TRACT 21685-1, AS SHOWN BY MAP ON FILE IN BOOK 176, PAGE 23 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, IN SECTION 7, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 13, SAID CORNER ALSO BEING ON THE EASTERLY RIGHT-OF-WAY OF CANYON CREST DRIVE, AS SHOWN ON SAID MAP OF TRACT 21685-1; THENCE NORTHERLY, ALONG SAID RIGHT-OF-WAY OF CANYON CREST DRIVE, ON A CURVE, CONCAVE TO THE WEST, HAVING A RADIUS OF 1657.00 FEET, THROUGH A CENTRAL ANGLE OF $00^{\circ}54'06''$, AN ARC LENGTH OF 26.08 FEET; THE RADIAL LINE TO SAID CURVE AT SAID BEGINNING BEARS $S78^{\circ}50'00''E$; THENCE $S53^{\circ}51'32''E$, A DISTANCE OF 44.28 FEET TO THE SOUTH LINE OF SAID LOT 13; THENCE ALONG SAID SOUTH LINE OF LOT 13, $N89^{\circ}18'10''W$, A DISTANCE OF 40.61 FEET TO THE POINT OF BEGINNING.

DESCRIPTION APPROVAL 7/26/87
Walter R. Inge by WJH
SURVEYOR, CITY OF RIVERSIDE

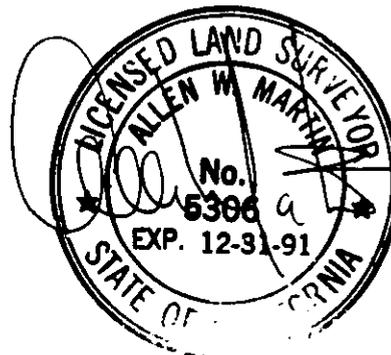


EXHIBIT "A"
 LEGAL DESCRIPTION
 LOT NO. 16
PARCEL 2

THAT PORTION OF LOT 16, OF TRACT 21685-1, AS SHOWN BY MAP ON FILE IN BOOK 176, PAGE 23 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, IN SECTION 7, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 16, SAID CORNER ALSO BEING ON THE EASTERLY RIGHT-OF-WAY OF CANYON CREST DRIVE AS SHOWN ON SAID MAP OF TRACT 21685-1; THENCE ALONG THE NORTH LINE OF SAID LOT 16, S89°18'10"E, A DISTANCE OF 40.61 FEET; THENCE S53°51'32"E, A DISTANCE OF 119.82 FEET TO THE EAST LINE OF SAID LOT 16; THENCE ALONG SAID EAST LINE, S13°35'27"E, A DISTANCE OF 73.13 FEET TO THE MOST EASTERLY CORNER OF SAID LOT 16; THENCE ALONG THE SOUTHEASTERLY LINE OF SAID LOT 16, S45°10'20"W, A DISTANCE OF 138.10 FEET TO A POINT ON THE RIGHT-OF-WAY OF RIDGESIDE DRIVE AS SHOWN ON SAID MAP OF TRACT 21685-1, SAID POINT ALSO BEING ON A NON-TANGENT CURVE; THE RADIAL TO SAID POINT BEARS N45°10'20"E; THENCE NORTHWESTERLY ALONG SAID RIGHT-OF-WAY CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 51.00 FEET, THROUGH A CENTRAL ANGLE OF 05°37'35", AN ARC LENGTH OF 5.01 FEET; THE CLOSING RADIAL BEARS N39°32'45"E; THENCE PARALLEL WITH AND 5.00 FEET NORTHWESTERLY OF SAID SOUTHEASTERLY LINE OF LOT 16, N45°10'20"E, A DISTANCE OF 131.37 FEET; THENCE N15°47'26"E, A DISTANCE OF 17.43 FEET; THENCE, PARALLEL WITH AND 10.00 FEET WESTERLY OF SAID EAST LINE OF LOT 16, N13°35'27"W, A DISTANCE OF 41.82 FEET; THENCE N53°51'32"W, A DISTANCE OF 115.90 FEET; THENCE N69°22'33"W, A DISTANCE OF 50.65 FEET TO SAID NORTHWEST CORNER OF LOT 16 AND THE POINT OF BEGINNING.

DESCRIPTION APPROVAL

Walter R. Amc
 SURVEYOR, CITY OF RIVERSIDE

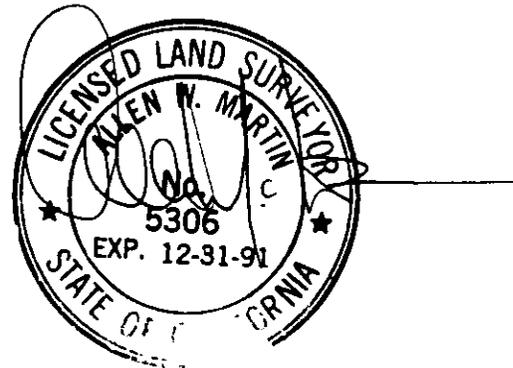


EXHIBIT "A"
LEGAL DESCRIPTION
LOT NO. 17

PARCEL 3

THAT PORTION OF LOT 17, OF TRACT 21685-1, AS SHOWN BY MAP ON FILE IN BOOK 176, PAGE 23 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, IN SECTION 7, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE NORTHWESTERLY 5.00 FEET OF SAID LOT 17.



DESCRIPTION APPROVAL WRS/187
Walter R. Joyce by WRS
SURVEYOR, CITY OF RIVERSIDE

EXHIBIT "A"
 LEGAL DESCRIPTION
 LOT NO. 23
PARCEL 4

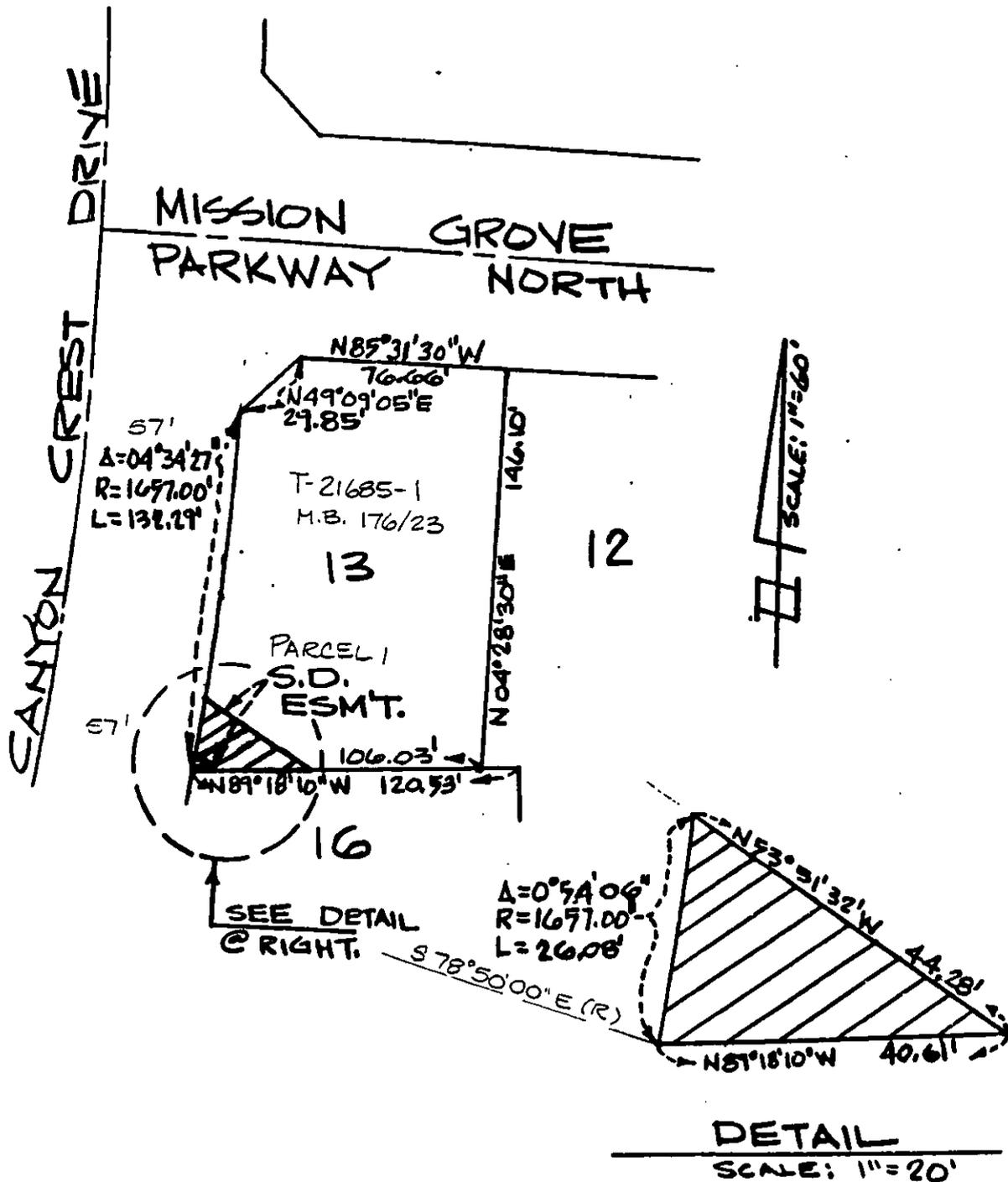
THAT PORTION OF LOT 23, OF TRACT 21685-2, AS SHOWN BY MAP ON FILE IN BOOK 176, PAGE 29 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, LOCATED IN SECTION 7, TOWNSHIP 3 SOUTH, RANGE 4 WEST, S.B.M., AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHERLY CORNER OF SAID LOT 23; THENCE ALONG THE NORTHEASTERLY LINE OF SAID LOT 23, $S52^{\circ}10'58"E$, A DISTANCE OF 223.49 FEET TO THE RIGHT-OF-WAY OF BAY RIDGE CIRCLE AS SHOWN ON SAID MAP OF TRACT 21685-2; SAID POINT BEING ON A NON-TANGENT CURVE; THE RADIAL TO SAID POINT BEARS $N64^{\circ}23'54"W$; THENCE SOUTHWESTERLY ALONG SAID CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 48.00 FEET, THROUGH A CENTRAL ANGLE OF $15^{\circ}08'53"$, AN ARC LENGTH OF 12.69 FEET; THE CLOSING RADIAL BEARS $N79^{\circ}32'47"W$; THENCE $N53^{\circ}51'32"W$, A DISTANCE OF 110.00 FEET; THENCE $S86^{\circ}59'35"W$, A DISTANCE OF 62.74 FEET TO THE WEST LINE OF SAID LOT 23; THENCE ALONG SAID WEST LINE OF LOT 23, $N13^{\circ}35'27"W$, A DISTANCE OF 90.00 FEET TO SAID MOST NORTHERLY CORNER OF LOT 23 AND THE POINT OF BEGINNING.

DESCRIPTION APPROVAL

Walter R. Inge *2/25/89*
 SURVEYOR, CITY OF RIVERSIDE by *W.R.*





• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

SHEET 1 OF 4

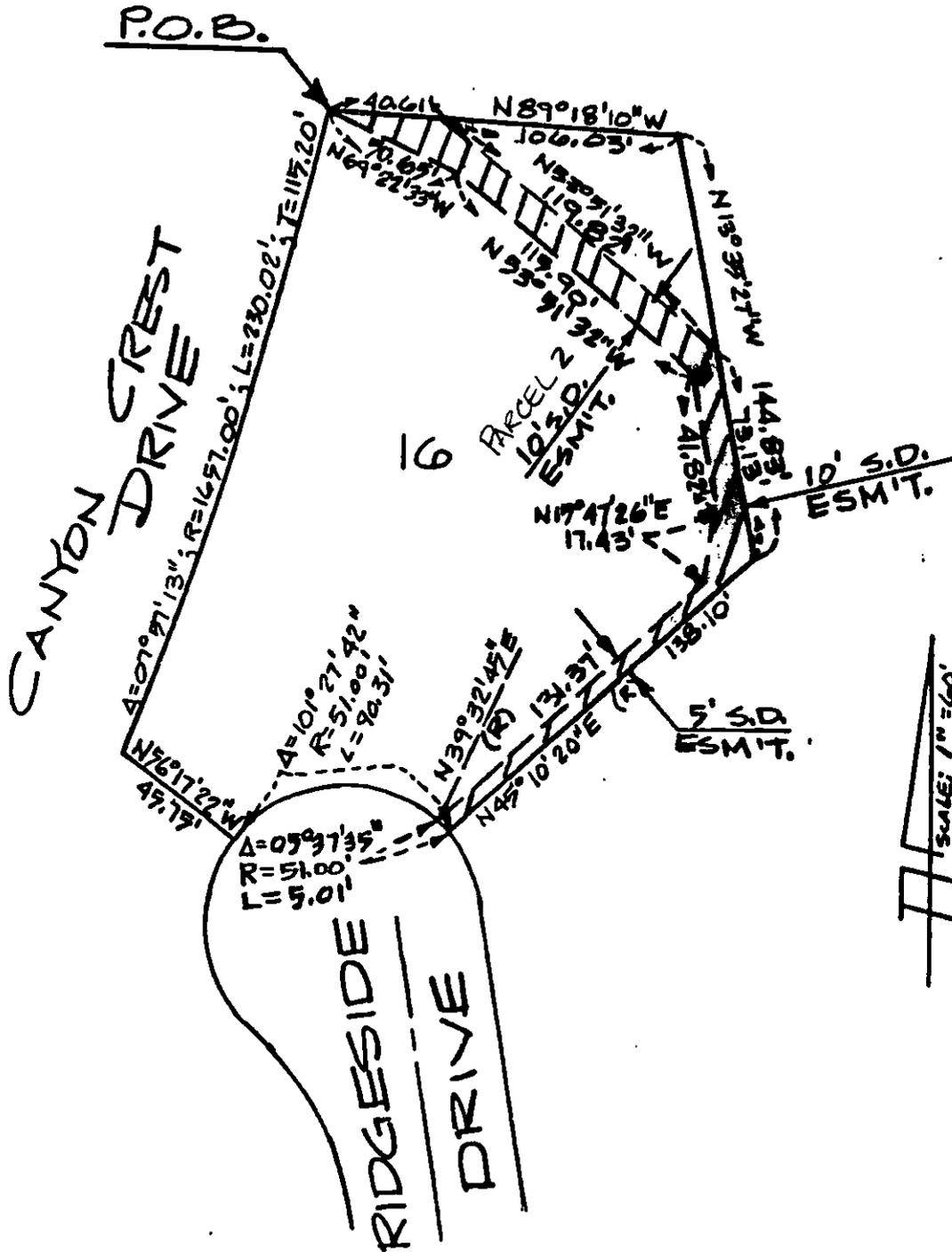
11/25-2

SCALE: 1" = 60'

DRAWN BY ENG. DATE 7/26/89

SUBJECT T-21685-1 STORM DRAIN EASEMENT

12480



• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

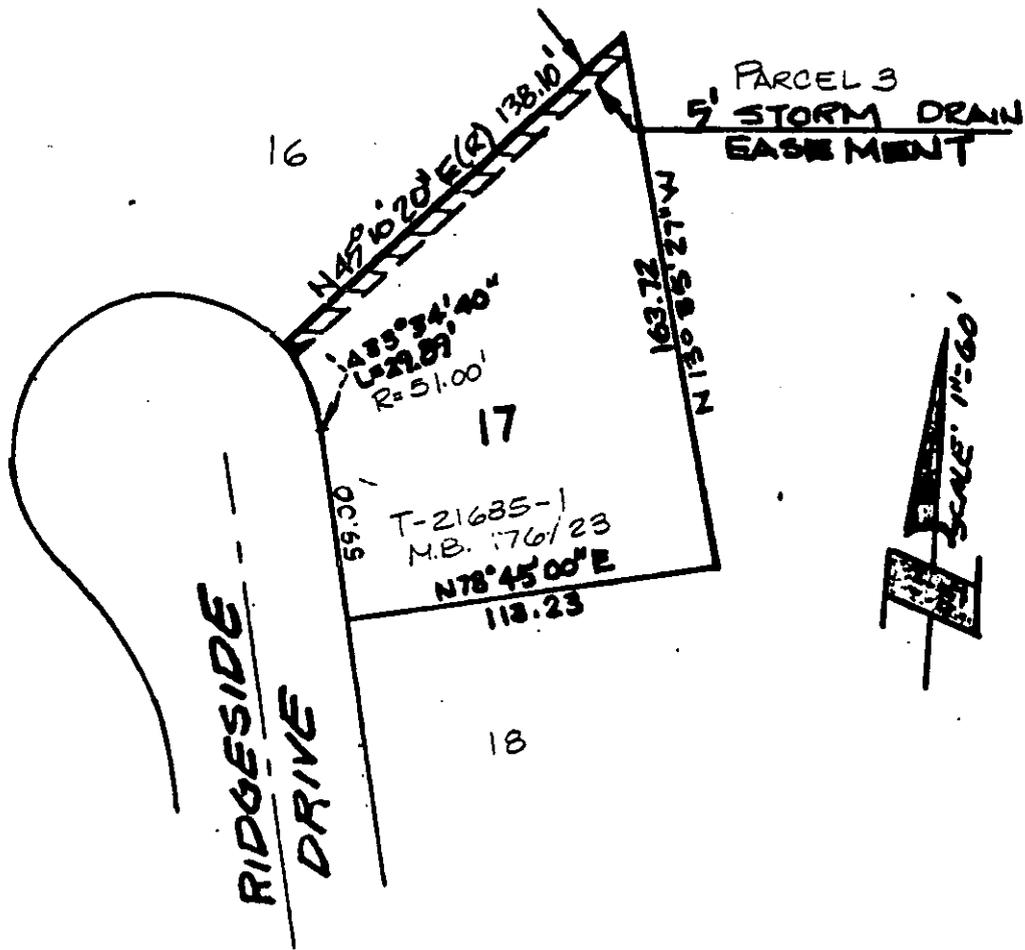
SHEET 2 OF 4

11/25-82

SCALE: 1" = 60'

DRAWN BY ENG. DATE 7/26/89

SUBJECT T 21685-1 STORM DRAIN EASEMENT



• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.

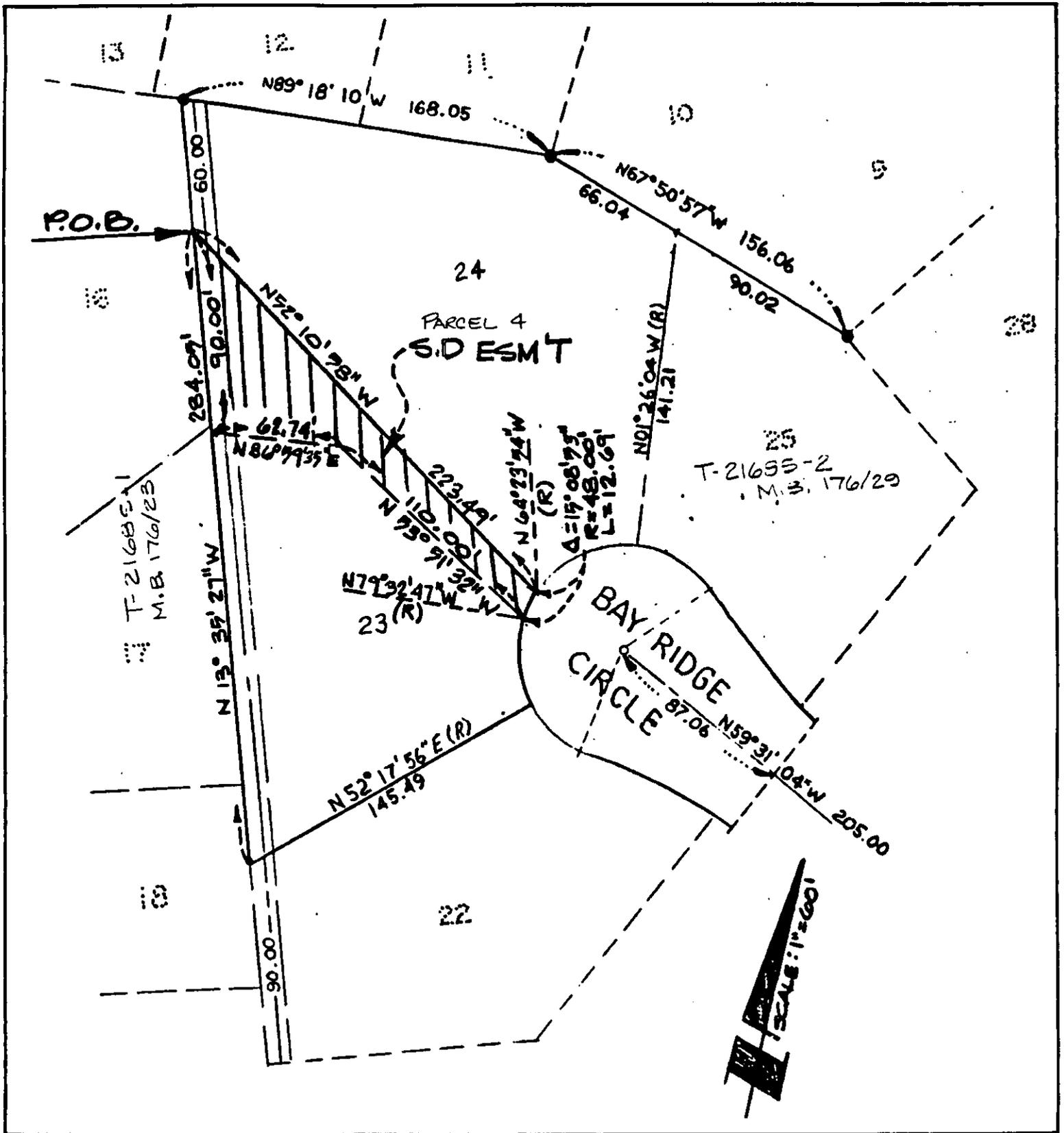
SHEET 3 OF 4

11/25-~~KL~~

SCALE: 1"= 60'

DRAWN BY ENG DATE 7/26/89

SUBJECT T-21685-1 STORM DRAIN EASEMENT



• CITY OF RIVERSIDE, CALIFORNIA •

THIS PLAT IS SOLELY AN AID IN LOCATING THE PARCEL(S) DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET <u>4</u> OF <u>4</u>	11/25-82
SCALE: 1" = 60'	DRAWN BY <u>ENG</u> DATE <u>7/26/82</u>	SUBJECT <u>T-21655-2 STORM DRAIN EASEMENT</u>

12484